

FOR SALE

4600 Caledonia Avon Rd Caledonia, NY



OFFICE/WAREHOUSE SPACE

Property Highlights

- 2 buildings, 3,899± SF office building and 1,880± SF warehouse
- Former fuel distribution hub for NOCO Energy with 6 above ground tanks, 86,000 gallon capacity (tanks removed)

Space Details

Office	3,899± SF
Warehouse	1,880± SF
Sale Price	\$350,000

Demographic	1 Mile	3 Miles	5 Miles
Population	1,321	4,623	8,219
Households	612	1,986	3,487
Average H.H. Income	\$78,495	\$78,072	\$76,933
Source:	ESRI		



Contact

Jonathan Maurer
Real Estate Salesperson
585-248-9426 x 339
jmaurer@pyramidbrokerage.com

370 Woodcliff Drive, Suite 210
Fairport, New York 14450
+1 585 248 9426
pyramidbrokerage.com



Interior



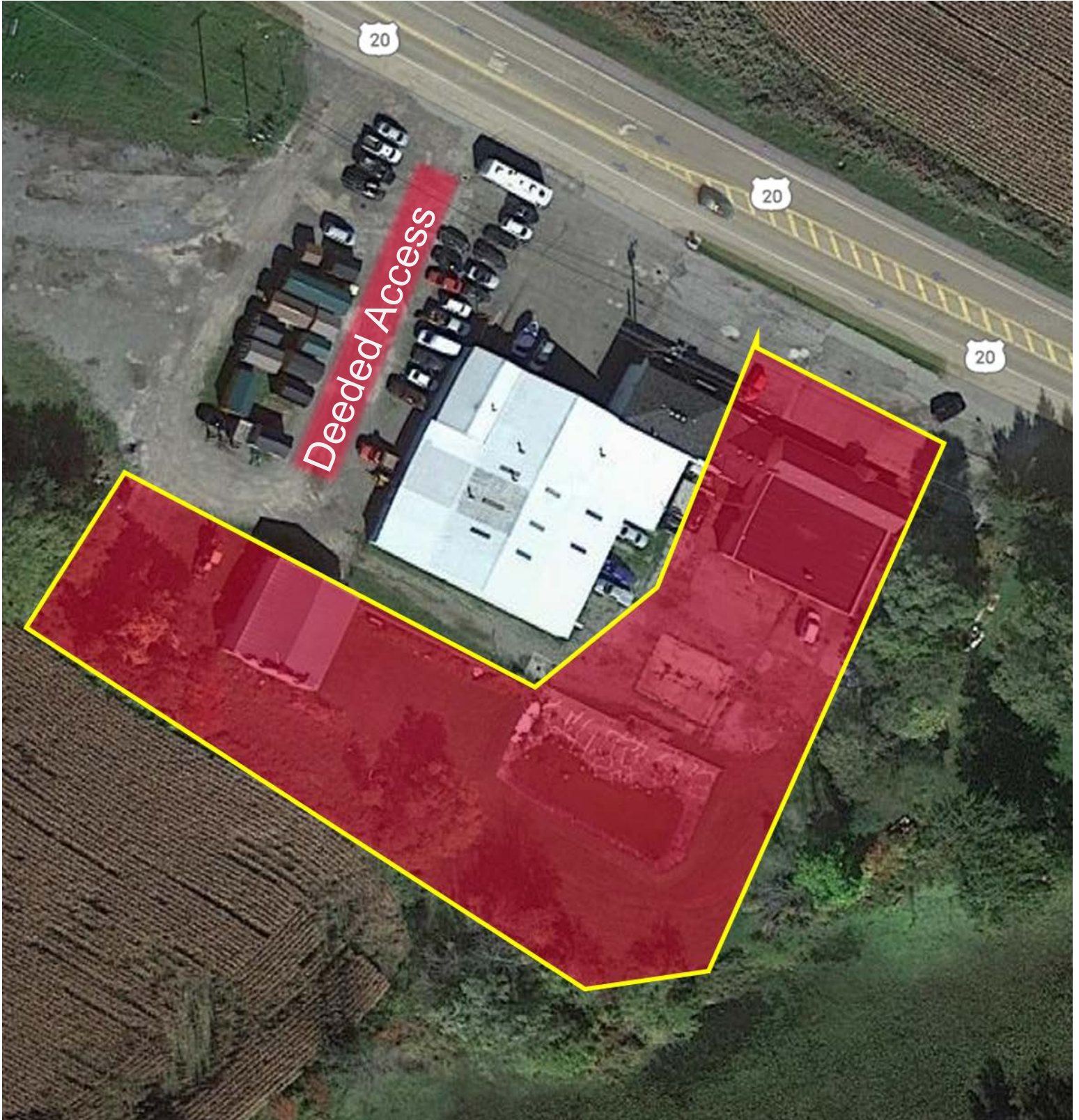
Warehouse-1



Exterior-Office



Warehouse-2



Deeded Access